

# MEADOW PARK LODGE CASTLE HILL FILLEIGH DEVON

Results of a  
Historic Building Assessment



The Old Dairy  
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**Meadow Park Lodge,  
Castle Hill,  
Filleigh, Devon**

**Results of a  
Historic Building Assessment**

*For*

Martin Sturley

*Of*

Jonathan Rhind Architects Ltd



**SWARCH project reference:** FML13  
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**OASIS record number:** southwes1-153238  
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June 2013

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## *Summary*

*South West Archaeology Ltd. was instructed by Martin Sturley of Jonathan Rhind Architects to undertake an historic building survey of Meadow Park Lodge, Filleigh, Devon, prior to demolition works.*

*The Lodge was constructed circa 1845 as part of a reorganisation of the landscape and remodelling of the house at Castle Hill, in a style that echoes the design of elements of Castle Hill House itself including the stucco banding and sandstone detailing. The building is mainly of a single phase, with an added late 19<sup>th</sup> century bathroom extension and a 20<sup>th</sup> century kitchen extension. The lodge was initially constructed from well made handmade brick, with sandstone frames to the window openings and some sandstone sills, a projecting cornice and some stonework at the base of the front door opening, and all except the initially less visible elevations were rendered with stucco banding to the first floor and raised stucco quoins to corners and openings.*

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## Acknowledgements

Thanks for assistance are due to:

Martin Sturley of Jonathan Rhind Architects Limited

## 1.0 Introduction

**Location:** Meadow Park Lodge, Castle Hill, Filleigh, Devon  
**Parish:** Filleigh  
**County:** Devon

### 1.1 Project Background

South West Archaeology Ltd. (SWARCH) was commissioned by Martin Sturley of Jonathan Rhind Architects Ltd (the Client) to conduct a building assessment of Meadow Park Lodge (Figure 1), prior to the demolition and re-erection of the building. The work was carried out according to a Written Scheme of Investigation (WSI) (Appendix 2) devised in accordance with a brief issued by Stephen Reed of Devon County Historic Environment Team DCHET (Appendix 1).

Meadow Park Lodge is located at the end and to the west of the main drive and access to Castle Hill House, to the north of the former A361 between South Molton and Filleigh (Figure 1). Castle Hill has been home to the Fortescue family since the 15<sup>th</sup> century and the lodge was constructed in the mid 19<sup>th</sup> century when the house and estate were remodelled. The lodge suffered a fatal fire in 2012.

### 1.2 Methodology

The building survey was undertaken by D. Laing-Trengove in June 2013 in accordance with English Heritage and IfA guidelines on the recording of standing buildings and structures.

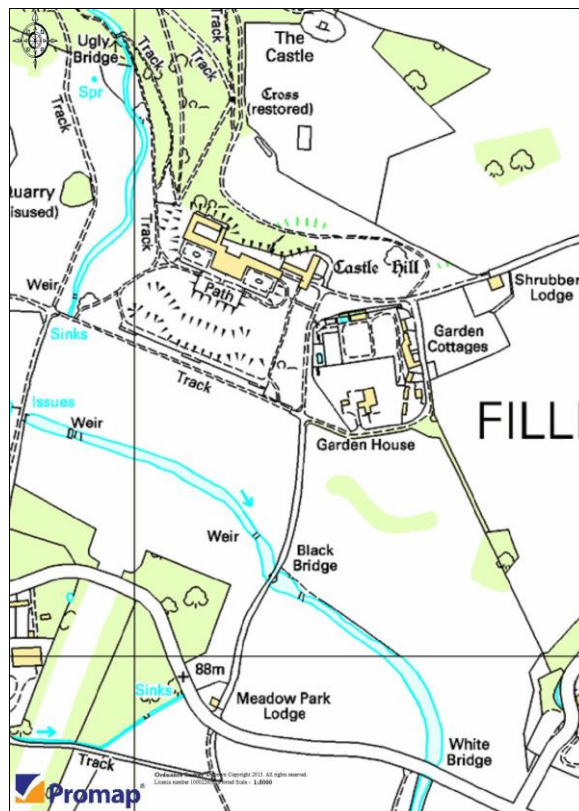


Figure 1: Location of Meadow Park Lodge in relation to Castle Hill House.

## 2.0 Historical Summary

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The notes below are taken from an unpublished report compiled by Simon Hoare of Colvin & Moggridge for Jonathan Rhind Architects (see Appendix 3).



Figure 2: Meadow park Lodge circa 1850 (After Colvin & Moggridge 2000).

### 2.1 The Castle Hill Estate

The development of the house and gardens at Castle Hill was begun in the early 18<sup>th</sup> century by Hugh Fortescue, Lord Clinton. He had the existing mansion on the site remodelled in the Palladian style and oversaw the creation of a planned landscape with a formal garden at its heart designed along a central axis, with more informal plantings and classical and gothic structures laid out along the surrounding valleys and hills in a classical landscape style, providing pleasing views from the formal terraces.

### 2.2 The Lodge

The site of the lodge was created during the development of this 18<sup>th</sup> century landscape, in the position where a new east drive met an earlier turnpike road that had been diverted to create a particular road alignment near the estate. The lodge itself was not built on the site until the mid 19<sup>th</sup> century, when the house was redesigned by Edward Blore. The lodge was constructed on the edge of East Paddock Wood, marking the principal entrance to the house and grounds, with only the south and east elevations clearly visible from the road and the drive up to the house. The later 19<sup>th</sup> century saw considerable change to the landscape setting of the Lodge, and the trees were gradually thinned away to leave the building exposed on all sides (see Appendix 3, Fig. 6) much as we see it today.

## 3.0 The Building Assessment

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The building had been mostly stripped of furniture and fittings, roof and internal ceilings and stairs. The bathroom and kitchen were the only rooms that had not been cleared prior to the survey, although the ceiling and roof of the kitchen (Room 5) had been removed. All windows and doors in Rooms 1, 2 & 4 at ground and first floor levels had been removed (see Figure 4 for room numbers).

### 3.1 Exterior Description

The Lodge is situated to the west of the roadway up to Castle Hill House, alongside the entrance gates, and within a small garden of lawns and flower beds and with a small modern garage and tarmaced parking area to the north (Figure 3). The stucco detailing of the exterior render of the lodge mirrors the structure and masonry of the gate piers to the east, and the building is orientated toward the entrance to the estate with the front door positioned on the east elevation toward the gates.



Figure 3: The exterior south and east elevations of the Lodge, viewed from the south-east (2m scale).

The small brick built lodge, probably formerly comprised two interlinked rectilinear blocks with a central stair lobby to the west (see Figure 4), prior to the addition of a bathroom to the south-west and later modern kitchen against the west elevation. The walls are rendered to the exterior with stucco horizontal banding to the ground floor elevations and stucco quoins to the corners of the building and to the first floor window openings, and with sandstone detailing to openings. At the base of the walls is a projecting plinth with a chamfered top; the walls have some modern cement repairs to the stucco render. The majority of the openings are original to the build of the Lodge, with sandstone frames and some sandstone sills; there is a projecting moulded sandstone cornice to the soffit of the former roof on all elevations.



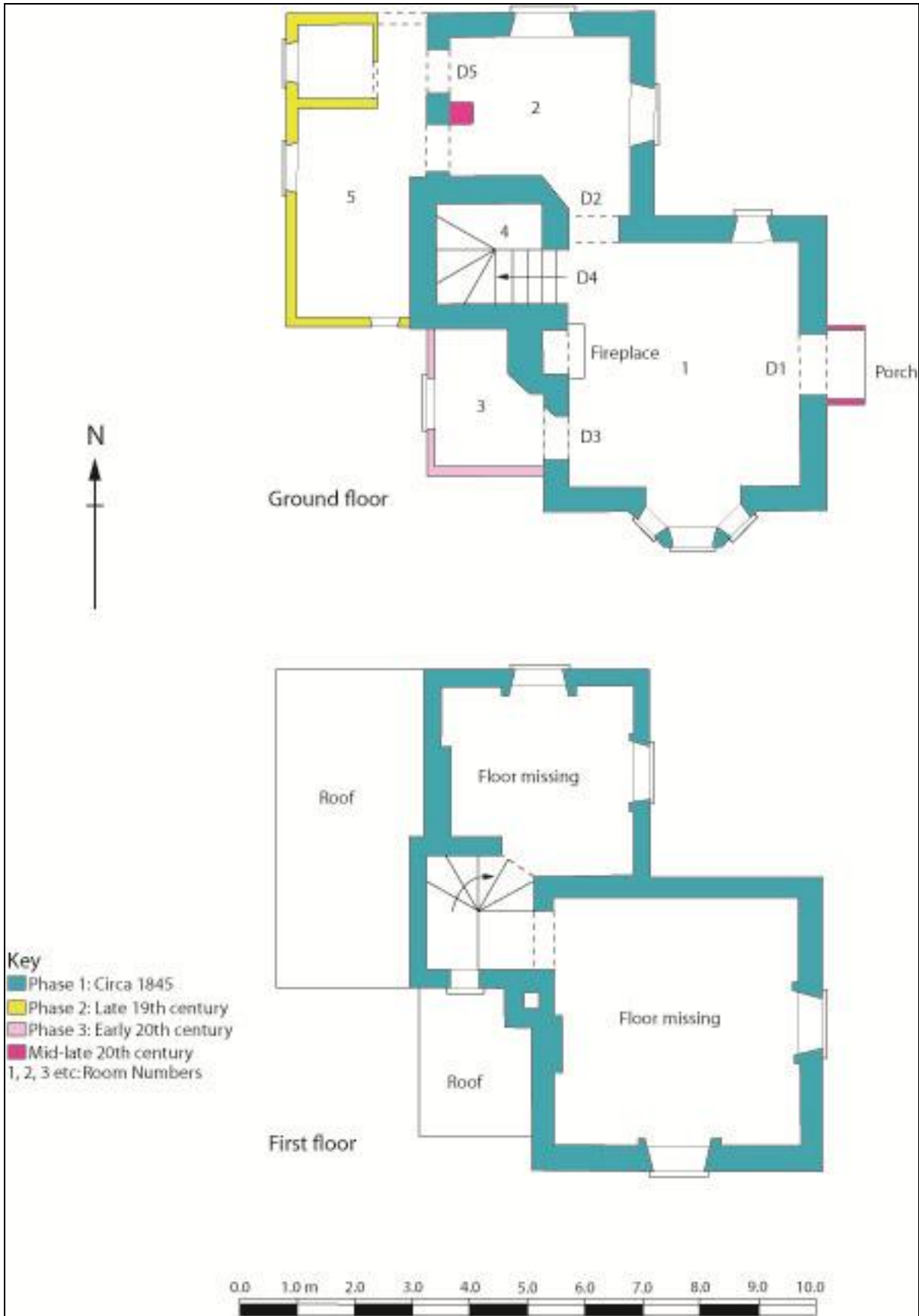


Figure 4: Phased plan of Meadow Park Lodge.

The east elevation (exterior Room 1) has a central door opening with a stucco keystone above, a later projecting timber plank porch at ground floor level, with a central window opening above (Figure 5). To the north, the north elevation of Room 1 (R1) has a slim ground floor window opening just to east of centre, with plain metal vent set within the plinth below, and stucco horizontal banding to the ground floor; stucco quoins to the north-east corner, but no keystone above the single light window opening. The exterior east elevation of R2 is as before with a central window to the ground floor, with a stucco keystone above, and to first floor with stucco quoins, both with cement sills. The north elevation of R2 is as the east wall.



Figure 5: The exterior east elevations of the Lodge, viewed from the east (2m scale).

To the rear (west) of R2 a modern single storey kitchen extension (R5) has been built against the whole of the length of the former exterior west wall of the building, including the west wall of the stair lobby (R4) which projects slightly from the face of the west wall of R2 (Figure 6). There are no first floor openings and no stucco quoins to the corners on this elevation. The south wall of the stair lobby (R4) has a small bathroom extension built up against the ground floor level, a slim window at first floor level, without quoins, and has a stucco rendered chimney stack in the angle between this and the west elevation of R1, visible above the single pitch roof of the bathroom extension. There is a cast iron downpipe in the angle of the bathroom and kitchen walls.



Figure 6: The exterior north and east elevations of the Lodge, viewed from the north (2m scale).



Figure 7: The south and west exterior elevations of the Lodge, viewed from the south-west (2m scale).

The west wall of R1 is as to the east and west, with stucco banding and stucco quoins to corners and to the chimney stack to the north. The stucco banding continues round behind the single storey bathroom lean-to suggesting that this element is a later extension. The walls of the bathroom have no banding and a slimmer, plain plinth to the base, set lower than to the south, with a projecting central brick drain surround and two decorated vents to either side on the west wall. There is a central window opening in the west elevation with a cement sill, and

some scarring to the lower levels of the wall, possibly repair work. The single pitch roof slopes down to the west and is slated as the kitchen extension.

To the south, the elevation of R1 has the same stucco render detailing as before and a central bay window at ground floor level and first floor window as to the north and east elevations. The bay window has sandstone frames and sills to the three lights, with a lead canopy above and central brick drain surround below projecting from the plinth (Figure 8). The first floor window above has a sandstone frame and sill.



Figure 8: The bay window on the exterior south elevation of the Lodge, viewed from the south (2m scale).

## 3.2 Interior Description

### 3.2.1 Room 1

All timbers have been removed, including roof and floor timbers, or have been almost completely destroyed by burning within Rooms 1, 2 & 4 (see Figure 4).

The walls within Room 1 are all of plastered brick construction with sandstone detailing to the openings, there is little plaster remaining at ground floor level. The bricks appear to be well made handmade bricks, rather than machine manufactured. The ground floor walls formerly had layers of smooth modern hard pink plaster (now mostly removed) but at first floor level the plaster is original and appears to consist of two coats of pebbly lime plaster, with a thin skin of smooth lime plaster over. The skirtings at ground floor level had been replaced with modern boards.

There are ground floor door openings to east, south-west and north-west, with the main front door (D1) to the east, with a straight brick arch lintel and with a central window opening above. D2, into Room 2 (former Kitchen), is located at the western end of the north wall, D3 and D4 are within the west wall and access the stair well to the north-west and the bathroom to the south-west (see Figure 9).



Figure 9: The door opening (D4) into the stair lobby (R4) and the opening (D2) into kitchen (R4) in the north-east.

At first floor level there is a door opening into the stair in the north-west corner. There are two window openings at ground floor level, a single light opening to the north, with sandstone frame; a lintel constructed of a double course of end-on bricks and with some of the timber inner frame remaining with forged nails protruding, and a bay window to the south. The opening for the bay is a brick arch and the lights are framed with sandstone with the partially remaining timber window frame formerly set into the rebate, also with forged nails apparent within the frame. There are window openings to north, east and south at first floor level, with sandstone exterior frames as before. The walls around the windows are set at the same width as

those below but the slimmer sections of wall are set back to either side of the openings at first floor level (as to R2, see below). The corners of the first floor bedroom are in-filled and plastered (Figure 10), possibly adding strength to the structure.

There is a chimney stack roughly central in the west wall with fireplaces at ground and first floor levels. The ground floor has a brick opening with some modern plaster within and around the opening and with modern tiles to the hearth, the first floor fireplace contains a small 19<sup>th</sup> century bedroom grate, probably original to the build.

The former floor was boarded with axial seven and a half inch floor boards, resting on transverse joists resting on brick dwarf walls below. There were formerly skirting boards on all elevations.



Figure 10: The north-east corner of R1, with the projecting wall sections and in-filled corners at first floor level, viewed from the south-west (2m scale).

### 3.2.2 Room 2 – former Kitchen

All walls are brick built, as before, with modern plaster to the ground floor and with some original plaster to the east and south walls of the first floor. The wall to the south of the D2 opening, forming the north wall of the stair well (R4), has a shaped corner where it projects into the room. There are doors to the south and west; D2 from Room 1 in the south-east corner and D5 into the modern kitchen extension (Room 5) in the north-west corner. The D5 opening appears to not have a brick lintel or arch above, but the remaining frame has forged nails within it suggesting that it is of a similar period to the rest. There is further opening in the south-west corner at first floor level, accessing the stair from the former bedroom above.

There are window openings in the centre of the east wall at ground and first floor levels and similarly within the north wall, all as in R1, with forged nails remaining within the surviving frames. To either side of the windows on both elevations the walls are recessed, on the ground floor from the level of the sills of the windows, forming slim alcoves, and from the former floor level in the room above, as R1 before.

The floor is solid with modern tiles over cement and with modern skirtings that are chamfered to the top as R1. There is a fireplace in the south-west corner built against the south wall, of red, machine-made bricks, bull nosed to the upper section of the cheek to the north plastered and with metal strap lintels to the arch of the opening (Figure 11). The opening appears to go through to the modern extension to the west and may latterly have contained a modern boiler. Above the opening the projecting wall face is plastered and at first floor level to the west there is disturbance in the wall, suggesting either the removal or insertion of a chimney stack or modern flue liner inserted into the wall above. Although this probable fireplace appears to be later than the building, R1 does not appear to have a fireplace that could be adapted for a cooking range and it must therefore be surmised that this room acted as the kitchen prior to the addition of R5 to the west.



Figure 11: The south-west corner of the kitchen (R2), with brick built fireplace (for a range), viewed from the north-east (2m scale).



Figure 12: The north-west corner of the kitchen (R2), with door opening into the modern kitchen extension, viewed from the south-east.



### 3.2.3 Room 3 - Bathroom

This room had not been cleared prior to the survey, but the viewed interior wall treatments and fittings are modern, with modern cupboards built against the east wall and a bath and sink against the tiled west wall. Where visible the wall appeared to have modern plaster beneath the tiles. There is a window opening in the west wall containing a two light hopper window glazed with bathroom glass. The modern tiled ceiling partially remains. The doorway from R1 (D2) in the south-east corner of the room has an awkward opening, but the timber beam/lintel above the opening contains forged nails.

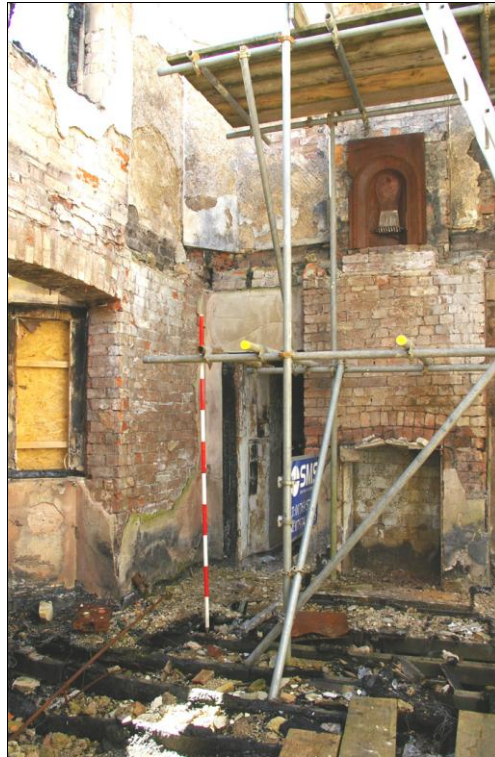


Figure 13: The interior south-west corner of R1, with door (D3) into the bathroom (R3) and the fireplaces in the west wall at ground and first floor levels, viewed from the north-east.

### 3.2.4 Room 4 - Stair well

This room is all brick, as before, with original plaster partially surviving to most walls to both ground floor and first floor, with some modern plaster to the south and west walls which step in at first floor level. There are no stairs remaining and those formerly in this position may have been modern replacement as significant numbers of modern nails remain within the walls, as well as the earlier forged nails. There is copper pipe-work fixed to and within the west wall at ground floor level, and door openings to the east and north east into the two former bedrooms at first floor level. There is a single window to the south at first floor level, a single light opening as that in the north wall of R1. The floor is solid.

## 4.0 Conclusion

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### 4.1 Conclusion

The Lodge was constructed circa 1845 as part of a reorganisation of the landscape and remodelling of the house at Castle Hill, in a style that echoes the design of elements of Castle Hill House including the stucco banding and sandstone detailing. The main body of the building, excluding the modern kitchen (R5) extension to the west and the bathroom (R3), appears to be of a single phase. Some interior detailing changed or was repaired or replaced over time, such as the skirtings and interior plaster, but the main structure of the building dates to the mid 19<sup>th</sup> century (see Figure 4). The lodge was constructed from well made handmade brick, with sandstone frames to the window openings and sandstone sills to the openings on elevations of the lodge that were visible at the time of its construction, when its setting was quite heavily wooded and the north and west walls were hidden from view. Although all the frames are stone, the sills of windows on what would have then been on the less visible rear of the lodge, were constructed of cement. Other sandstone detailing includes the cornice at the eaves of the slate roof (on all elevations) and some stonework at the base of the front door opening. The fireplaces in R1 (above and below) and R2 also appear original to the build.

The original plan of the building only included Rooms 1 & 2 at ground floor level, with the stair (R4) and two bedrooms above at first floor level. Later in the 19<sup>th</sup> century a door was forced through in the north-west corner of R1, probably utilising an existing window opening, and a bathroom or toilet was constructed on the west elevation of R1 against the south elevation of the stairwell (R4). In the 20<sup>th</sup> century a single storey kitchen extension was added to the west elevation, accessed from Room 2, possibly again utilising an earlier window opening.

## 5.0 Bibliography & References

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### Published Sources:

**Institute of Field Archaeologists** 1994 (Revised 2001 & 2008): Standard and Guidance for Archaeological Desk-based Assessment.

**Institute of Field Archaeologists** 1996 (Revised 2001 & 2008): Standard and Guidance for Archaeological Investigation and Recording of Standing Buildings or Structures.

**Institute of Field Archaeologists** 2001 (Revised 2008): Standard and Guidance for the Collection, Documentation, Conservation and Research of Archaeological Materials.

### Unpublished Sources:

Hoare, S. 2000: A general landscape assessment, Colvin & Moggridge

## Appendix 1

### BRIEF FOR HISTORIC BUILDING RECORDING

**Location: Meadow Park Lodge, Castle Hill**

**Parish: Filleigh**

**District: North Devon**

**County: Devon**

**NGR: SS 6709 2794**

**Proposal: demolition of listed building**

**Historic Environment Team ref: ARCH/DM/ND/20264a**

#### **1. INTRODUCTION AND ARCHAEOLOGICAL BACKGROUND**

1.1 This brief has been prepared by the Devon County Council Historic Environment Team (HET) with regard to the archaeological works - in this case a programme of historic building fabric recording – that may be required as a condition of listed building consent for the above works. This brief has been produced specifically for the above property. This document is not transferable to any other scheme or planning application.

1.2 The principal objective of the programme shall be to make a record of the historic building prior to its demolition. However, subsequent recording may be required during the course of the demolition works where previously obscured historic fabric or architectural features are exposed by such works.

1.4 Meadow Park Lodge is a Grade II Listed Building (ref: 1325356) dating to the mid-19th century, the building was gutted by a fatal fire in 2012. The HET has been approached by Jonathan Rhind Architects requesting a Brief for historic building recording of the lodge prior to its demolition – should such an application be successful and granted consent by the Local Planning Authority (LPA).

At the time of preparation of this brief no listed building consent or planning application has been submitted to the LPA.

1.5 This Brief covers the application area as defined on the attached plan.

#### **2. WRITTEN SCHEME OF INVESTIGATION**

2.1 This document sets out the scope of the works required to record the historic fabric affected by the proposed development and will form the basis of the Written Scheme of Investigation to be prepared by the archaeological consultant.

2.2 The Written Scheme of Investigation must be submitted by the applicant or on their behalf by their agent or archaeological consultant and approved by the HET and the Local Planning Authority prior to any development commencing on site.

#### **3. PROGRAMME OF ARCHAEOLOGICAL WORKS**

##### **3.1 Desk-based assessment**

The programme of work shall include a desk-based appraisal of the site to place the development area into its historic and archaeological context. This work will consist of map regression based on the Ordnance Survey maps and the Tithe Map(s) and Apportionments. An examination will also be made of records and aerial photographs held by the HER. The reporting requirements for the desk-based work will be confirmed in consultation with the HET.

This desk-based work will be undertaken in advance of any fieldwork commencing.

This information will be presented as part of the final report along with the results of the fieldwork.

##### **3.2 Historic building recording**

A record shall be made of the historic fabric of the building affected by the demolition. This works shall conform to Level 2 of recording levels as set in Understanding Historic Buildings: A guide to good recording practice - English Heritage 2006 (available on-line at the English Heritage website) and described in outline below:

Previously prepared architect's plans may be used as the basis of any historic building fabric recording, but must be of adequate scale and accuracy. Otherwise the required scale elevations, plans and other drawings should be prepared by the archaeological contractor themselves.

Level 2 is a descriptive record, made in circumstances similar to those of Level 1 but when more information is needed. It may be made of a building which is judged not to require any fuller record, or it may serve to gather data for a wider project. Both the exterior and the interior will be viewed, described and photographed. The record will present conclusions regarding the building's development and use, but will not discuss in detail the evidence on which these conclusions are based. A plan and sometimes other drawings may be made but the drawn record will normally not be comprehensive and may be tailored to the scope of a wider project.

3.3 An adequate photographic record of the historic building recording work will be prepared. This will include photographs illustrating the principal buildings, architectural features and any finds discovered, in detail and in context. The photographic record will also include working shots to illustrate more generally the nature of the archaeological operation mounted. All photographs of archaeological detail will feature an appropriately-sized scale. The photographic record should be made in B/W print supplemented by digital or colour transparency. However, if digital imagery is to be the sole photographic record then suitably archivable prints must be made of the digital images by a photographic laboratory. Laser or inkjet prints of digital images, while acceptable for inclusion in the report, are not an acceptable medium for archives. The drawn and written record will be on an appropriately archivable medium.

3.4 The consultant should make themselves familiar with the specification required for each of the recording levels. The detail of the proposed archaeological works should be set out in the Written Scheme of Investigation, including reference to the appropriate IfA and scientific guidelines for the analysis and dating of the historic buildings.

3.5 Should these works encounter historic fabric that contains palaeoenvironmental or datable elements appropriate sampling and post-excavation analysis strategies will be initiated. This would include consideration of sampling of historic thatch and cob for plant macro-fossil analysis, dendrochronological samples for dating purposes, etc. The

project will be organised so that specialist consultants who might be required to conserve or report on finds or advise or report on other aspects of the investigation (e.g. palaeoenvironmental analysis) can be called upon and undertake assessment and analysis of such deposits - if required. On-site sampling and post-excavation assessment and analysis will be undertaken in accordance with English Heritage's guidance in *Environmental Archaeology: a guide to the theory and practice of methods, from sampling and recovery to post-excavation 2002*.

3.6 Should significant historical and/or architectural elements be exposed within the building by conversion/construction works the North Devon Council's Conservation Officer, English Heritage and the HET will be informed. The applicant will ensure that any such exposed elements remain undisturbed until their significance can be determined and to allow consideration for their retention in situ.

3.7 The results of any desk-based work undertaken and a copy of the agreed Written Scheme of Investigation must be made available to the site director/supervisor to enable the adequate interpretation of exposed features/deposits during fieldwork and that the agreed programme of works is understood and undertaken.

#### **4. MONITORING**

4.1 The archaeological consultant shall agree monitoring arrangements with the County Historic Environment Team and the District Conservation Officer and give two weeks notice, unless a shorter period is agreed with the HET, of commencement of the fieldwork. Details will be agreed of any monitoring points where decisions on options within the programme are to be made.

4.2 Monitoring will continue until the deposition of the site archive and finds, and the satisfactory completion of an OASIS report - see 5.7 below.

4.3 The archaeological contractor undertaking the fieldwork will notify the HET upon completion of the fieldwork stage of these works.

#### **5. REPORTING**

5.1 Upon completion of the fieldwork and required post-excavation analysis an illustrated report will be prepared. The report will collate the written, graphic, visible and recorded information outlined in section 3 above.

The report will include:

- (i) a summary of the project's background;
- (ii) description and illustration of the buildings location;
- (iii) a methodology of all works undertaken;
- (iv) include plans and reports of all documentary and other research undertaken;
- (v) a description of the project's results;
- (vi) an interpretation of the results in the appropriate context;
- (vii) a summary of the contents of the project archive and its location (including summary catalogues of finds and samples);
- (viii) a site location plan at an appropriate scale on an Ordnance Survey, or equivalent, base-map;
- (ix) a plan showing the layout of the buildings subject to this programme of work in relation to identifiable landscape features and other buildings;
- (x) the results of the historic building recording that shall include a written description and analysis of the historic fabric of the building, appropriately ;
- (xi) photographs showing the general site layout and exposed significant features of historic or architectural significance that are referred to in the text. All photographs should contain appropriate scales, the size of which will be noted in the illustration's caption;
- (xii) a consideration of evidence within its wider context;
- (xiii) any specialist assessment or analysis reports that where undertaken;
- (xiv) an evaluation of the methodology employed and the results obtained (i.e. a confidence rating).;

It is recommended that a draft report is submitted to the HET for comment prior to its formal submission to the Local Planning Authority.

5.3 The timetable for the production of the report must be set out in the Written Scheme of Investigation. The HET would normally expect to receive the report within three months of completion of fieldwork - dependent upon the provision of specialist reports, radiocarbon dating results etc the production of which may exceed this period. If a substantial delay is anticipated then the HET must be informed of this and a revised date for the production of the full report agreed between the HET and the archaeological contractor. If a substantial delay is anticipated then an interim report will be produced within three months of the completion of the fieldwork.

5.4 In addition to the copy supplied to the Local Planning Authority a copy of the report will also be submitted to the North Devon Council's Conservation Officer - address below.

5.5 Should the development proceed in a staged manner, with each stage requiring archaeological fieldwork, and where a period of more than three months between each stage is anticipated or occurs, then the archaeological contractor shall prepare an interim illustrated summary report at the end of each stage. The report will set out the results of that phase of archaeological works, including the results of any specialist assessment or analysis undertaken. The report will be produced within three months of completion of each phase of fieldwork. At the completion of the final stage of the fieldwork an overarching report setting out the results of all stages of work will be prepared. HET would normally expect to receive the report within three months of completion of fieldwork - dependent upon the provision of specialist reports, radiocarbon dating results etc the production of which may exceed this period. If a substantial delay is anticipated then the HET must be informed of this, an interim report will be produced within three months of the completion of the final stage of fieldwork, and a revised date for the production of the full report agreed between the HET and the archaeological contractor.

5.6 On completion of the final report, in addition to copies required by the Client and the District Council Conservation Officer, hard copies of the report shall be supplied to the HET on the understanding that one of these copies will be

deposited for public reference in the HER. In addition to the hard copies of the report, one copy shall be provided to the County Historic Environment Team in digital format - in a format to be agreed in advance with the HET - on the understanding that it may in future be made available to researchers via a web-based version of the Historic Environment Record.

5.7 The archaeological consultant shall complete an online OASIS (Online Access to the Index of archaeological investigationS) form in respect of the archaeological work. This will include a digital version of the report. The report or short entry to the Historic Environment Record will also include the OASIS ID number.

## **6 PUBLICATION**

Where the exposure of architectural or historic building fabric is limited or of little significance reporting will follow on directly from the field work - see section 5 above.

Should particularly significant architectural, archaeological or palaeoenvironmental remains, finds and/or deposits be encountered, then these, because of their importance, are likely to merit wider publication in line with government planning guidance (paragraph 141 of the National Planning Policy Framework (2012)). If such remains are encountered, the publication requirements – including any further analysis that may be necessary – will be confirmed with the HET.

## **7. PERSONNEL**

7.1 The recording work shall be carried out by a professional historic building specialist to be agreed with the HET. Staff must be suitably qualified and experienced for their project roles. All work should be carried out under the control of a member of the Institute of Historic Building Conservation (IHBC), or by a specified person of equivalent standing and expertise. The Written Scheme of Investigation will contain details of key project staff and specialists who may contribute during the course of the works - excavation and post-excavation.

7.2 Health and Safety matters, including site security, are matters for the consultant. However, adherence to all relevant regulations will be required.

7.3 The archaeological consultant shall give the HET two weeks notice of commencement of works and shall be responsible for agreeing monitoring arrangements. Details will be agreed of any monitoring points where decisions on options within the programme are to be made.

7.4 Monitoring will continue until the deposition of the site archive and finds, and the satisfactory completion of an OASIS report - see 5.5 below.

7.5 The work shall be carried out in accordance with IfA Standard and Guidance for the archaeological investigation and recording of standing buildings or structures (1996), as amended (2008).

## **8. DEPOSITION OF ARCHIVE AND FINDS**

8.1 Completion of the project is dependent on the compilation of an ordered and integrated project archive by the archaeological contractor in accordance with this Brief and with Management of Research Projects in the Historic Environment (MoRPHE) (<http://www.english-heritage.org.uk/publications/morphe-project-managers-guide/>). The archive must also be transferred for long-term curation to a recognised, accredited or trusted repository. An archive is defined as “all records and materials recovered during an archaeological project and identified for long term preservation, including artefacts, ecofacts and other environmental remains, waste products, scientific samples and also written and visual documentation in paper, film and digital form” (ARCHES forthcoming).

8.1.2 It is anticipated that the archive will consist of two elements:

- i) a copy of the report and
- ii) copies of the photographs not presented in the site report.

8.1.1 The Written Scheme of Investigation must set out a timetable for the deposition of the site archive. The HET would normally expect this to be completed within six months of completion of the fieldwork element of the project.

8.2 Should the programme of historic building recording yield any artefactual material or involve the recovery of architectural elements that are worthy of deposition with the collecting museum, the archaeological contractors should contact the collecting museum as soon as such material finds are recovered to obtain an accession or reference number and agree future conditions for deposition with the museum. Items in the material archive must be cleaned (or otherwise treated) ordered, recorded, packed and boxed in accordance with the deposition standards of the relevant museum. It is advised that early consultation with the museum will facilitate transfer of the material archive.

8.2.2 The collecting museums in Devon (Royal Albert Memorial Museum Exeter, Museum of Barnstaple & North Devon and Plymouth City Museum & Art Gallery) require that the digital archive (consisting of born-digital and digital copies of relevant written and drawn data produced during fieldwork) must be transferred into the care of a Trusted Digital Repository instead of with the museum (see ‘Deposition of the digital archive’ – below) and generally not with the museum.

8.2.3 If ownership of all or any of the finds is to remain with the landowner, provision and agreement must be made for the time-limited retention of the material and its full analysis and recording, by appropriate specialists.

8.4 Deposition of the digital archive

The digital archive will consist of:

- (i) a copy of the final report and
- (ii) digital images, along with associated meta-data, of the historic building that are not presented in the report.

8.4.1 The digital archive must be deposited with a Trusted Digital Repository and thus made publicly accessible, in accordance with the National Planning Policy Framework (2011). It is understood that the only suitable repository for digital archaeological archive is the Archaeology Data Service (ADS) – contact details are given at the end of this brief. Digital archive must be compiled in accordance with the standards and requirements of the ADS, which may be accessed through the ADS website:

<http://archaeologydataservice.ac.uk/advice/guidelinesfordepositors>. Guidance on selection for the archive is also provided: <http://archaeologydataservice.ac.uk/advice/selectionGuidance>.

8.4.2 It is expected that a licence to copyright for documentary material, in both physical and digital forms, will be given to the receiving repository. This must be stated within the Written Scheme of Investigation, which should also identify the recipients of each element of the documentary archive.

#### 8.5 Disposal of the primary hardcopy records

8.5.1 The collecting museum may wish to retain the hardcopy archive to accompany the artefactual material. (For example: where the programme of archaeological works involves the investigation and analysis of regionally/nationally significant archaeological and/or artefactual deposits). In all cases the archaeological contractor must first offer the primary paper record archive to the museum prior to its disposal.

8.5.2 Once the digital archive has been transferred to the appropriate Trusted Digital Repository (usually the ADS), and the museum has confirmed that this has occurred satisfactorily and that they do not require the hardcopy archive, the archaeological contractor may retain, disperse or dispose of the primary hardcopy items as they see fit. Items may be retained for curation by the contractor, developer or applicant, or offered to a third party organisation for public use or as a teaching resource. The WSI should state how primary hardcopy items will be treated.

8.5.3 Where the collecting museum does not require the hardcopy element disposal may mean physical destruction of the primary record. The WSI should state the proposed disposal method to be employed.

8.5.4 The archaeological contractor must notify the HET upon the completion of:

- i) deposition of the site report with the ADS, and
- ii) deposition of any additional digital images with the ADS.

8.5.5 Any condition placed upon this development will not be regarded as discharged until the report has been produced and submitted to the HET and the LPA, the site archive deposited and the OASIS form completed.

### **9. CONFLICT WITH OTHER CONDITIONS AND STATUTORILY PROTECTED SPECIES**

It is the archaeological contractor's responsibility - in consultation with the applicant or agent - to ensure that the undertaking of the required archaeological works does not conflict with any other conditions that may be imposed upon the consent granted and should also consider any biodiversity issues as covered by the NERC Act 2006. In particular, such conflicts may arise where archaeological investigations/excavations have the potential to have an impact upon protected species and/or natural habitats e.g. SSSIs, Habitat Regulations (The Conservation (Natural Habitats, &c.) (Amendment) Regulations 2007), National Nature Reserves, Special Protection Areas, Special Areas of Conservation, Ramsar sites, County Wildlife Sites etc.

### **10. CONTACT NAMES AND ADDRESSES**

Stephen Reed, Archaeological Officer, Devon County Historic Environment Team, Planning, Transportation and Environment, AB3 Lucombe House, County Hall, Topsham Road, Exeter, Devon, EX2 4QD

Tel: 01392-383303 Email: [stephen.reed@devon.gov.uk](mailto:stephen.reed@devon.gov.uk)

James Bate, Conservation Officer, North Devon Council, Civic Centre, North Walk, Barnstaple, Devon, EX31 1EA

Tel: 01271 388764 Email: [James.Bate@northdevon.gov.uk](mailto:James.Bate@northdevon.gov.uk)

22nd May 2013

## Appendix 2

### WRITTEN SCHEME OF INVESTIGATION FOR HISTORIC BUILDING RECORDING OF MEADOW PARK LODGE, CASTLE HILL, FILLEIGH, DEVON

**Location:** Meadow Park Lodge, Castle Hill  
**Parish:** Filleigh  
**District:** North Devon  
**County:** Devon  
**NGR:** SS 6709 2794  
**Proposal:** Demolition of listed building  
**Historic Environment Team ref:** ARCH/DM/ND/20264a  
**WSI ref:** SWARCHFML13/1  
**Date:** 20.06.2013

#### 1.0 INTRODUCTION

1.1 This document forms a Written Scheme of Investigation (WSI) which has been produced by South West Archaeology Ltd (SWARCH) at the request of Martin Sturley of Jonathan Rhind Architects (the Client). It sets out the methodology for historic building recording to be undertaken prior to seeking planning permission for the demolition of the building and for related off site analysis and reporting. The WSI and the schedule of work it proposes were drawn up in accordance to a brief issued by of Devon County Historic Environment Team (DCHET) (Stephen Reed 22.05.2013)

#### 2.0 ARCHAEOLOGICAL BACKGROUND

2.1 Meadow Park Lodge is a Grade II Listed Building (ref: 1325356) dating to the mid-19th century, the building was gutted by a fatal fire in 2012.

#### 3.0 AIMS

3.1 To make a record of the historic building prior to the commencement of the demolition works;

3.2 To analyse and report on the results of the project as appropriate.

#### 4.0 PROGRAMME OF ARCHAEOLOGICAL WORKS

4.1 Desk-based appraisal:

The programme of work shall include a desk-based *appraisal* of the site to place the development area into its historic and archaeological context. This work will consist of a review of the previous study of the development of the estate prepared for Jonathan Rhind Architects by Simon Hoare of Colvin & Moggridge. The reporting requirements for the desk-based work will be confirmed in consultation with the HET.

This desk-based work will be undertaken in advance of any fieldwork commencing.

This information will be presented as part of the final report along with the results of the fieldwork.

4.2 Historic building recording:

A record will be made of the historic fabric of the building affected by the demolition. This works shall conform to Level 2 of recording levels as set in *Understanding Historic Buildings: A guide to good recording practice - English Heritage 2006* (available on-line at the English Heritage website) and described in outline below:

Level 2 is a **descriptive record**, made in circumstances similar to those of Level 1 but when more information is needed. It may be made of a building which is judged not to require any fuller record, or it may serve to gather data for a wider project. Both the exterior and the interior will be viewed, described and photographed. The record will present conclusions regarding the building's development and use, but will not discuss in detail the evidence on which these conclusions are based. A plan and sometimes other drawings may be made but the drawn record will normally not be comprehensive and may be tailored to the scope of a wider project.

4.3 An adequate photographic record of the historic building recording work will be prepared. This will include photographs illustrating the principal buildings, architectural features and any finds discovered, in detail and in context. The photographic record will also include working shots to illustrate more generally the nature of the archaeological operation mounted. All photographs of archaeological detail will feature an appropriately-sized scale. The drawn and written record will be on an appropriately archivable medium.

4.4 Should these works encounter historic fabric that contains palaeoenvironmental or datable elements appropriate sampling and post-excavation analysis strategies will be initiated. This would include consideration of sampling of historic thatch and cob for plant macro-fossil analysis, dendrochronological samples for dating purposes, etc. The project will be organised so that specialist consultants who might be required to conserve or report on finds or advise or report on other aspects of the investigation (e.g. palaeoenvironmental analysis) can be called upon and undertake assessment and analysis of such deposits - if required. On-site sampling and post-excavation assessment and analysis will be undertaken in accordance with English Heritage's guidance in *Environmental Archaeology: a guide to the theory and practice of methods, from sampling and recovery to post-excavation 2002*.

4.5 Should significant historical and/or architectural elements be exposed within the building by conversion/construction works the North Devon Council's Conservation Officer, English Heritage and the HET will be informed. The applicant will ensure that any such exposed elements remain undisturbed until their significance can be determined and to allow consideration for their retention *in situ*.



- 4.6 The Client will provide SWARCH with details of the location of existing services and of proposed groundworks within the site area, and of the proposed construction programme.
- 4.7 Health and Safety requirements will be observed at all times by any archaeological staff working on site, particularly when working with machinery. As a minimum: high-visibility jackets, safety helmets and protective footwear will be worn.
- 4.7.1 Appropriate PPE will be employed at all times.
- 4.7.2 The site archaeologist will undertake any site safety induction course provided by the Client.

## **5.0 REPORTING**

- 5.1 A report will be produced, including the following elements:
  - 5.1.1 A report number, date and the OASIS record number;
  - 5.1.2 A copy of the DCHES brief and this WSI;
  - 5.1.3 A summary of the project's background;
  - 5.1.4 A description and illustration of the buildings location;
  - 5.1.5 A methodology of the works undertaken;
  - 5.1.6 Plans and reports of all documentary and other research undertaken;
  - 5.1.7 A summary of the project's results;
  - 5.1.8 An interpretation of the results in the appropriate context;
  - 5.1.9 A summary of the contents of the project archive and its location (including summary catalogues of finds and samples);
  - 5.1.10 A site location plan at an appropriate scale on an Ordnance Survey, or equivalent, base-map;
  - 5.1.11 A plan showing the layout of the buildings subject to this programme of work in relation to identifiable landscape features and other buildings;
  - 5.1.12 The results of the historic building recording that shall include a written description and analysis of the historic fabric of the building, appropriately ;
  - 5.1.13 Photographs showing the general site layout and exposed significant features of historic or architectural significance that are referred to in the text. All photographs should contain appropriate scales, the size of which will be noted in the illustration's caption;
  - 5.1.14 A consideration of evidence within its wider context;
  - 5.1.15 Any specialist assessment or analysis reports that where undertaken;
  - 5.1.16 An evaluation of the methodology employed and the results obtained (i.e. a confidence rating).
- 5.2 DCHET will receive the report within three months of completion of fieldwork, dependant on the provision of specialist reports, radiocarbon dating results etc, the production of which may exceed this period. If a substantial delay is anticipated then an interim report will be produced and a revised submission date for the final report agreed with the HET.
- 5.3 Should the development proceed in a staged manner, with each stage requiring archaeological fieldwork, and where a period of more than three months between each stage is anticipated or occurs, then SWARCH will prepare an interim illustrated summary report at the end of each stage. The report will set out the results of that phase of archaeological works, including the results of any specialist assessment or analysis undertaken. The report will be produced within three months of completion of each phase of fieldwork. At the completion of the final stage of the fieldwork an overarching report setting out the results of all stages of work will be prepared. HET would normally expect to receive the report within three months of completion of fieldwork - dependent upon the provision of specialist reports, radiocarbon dating results etc the production of which may exceed this period. If a substantial delay is anticipated then the HET will be informed of this, an interim report will be produced within three months of the completion of the final stage of fieldwork, and a revised date for the production of the full report agreed between the HET and SWARCH.
- 5.4 On completion of the final report, in addition to copies required by the Client and the District Council Conservation Officer, hard copies of the report shall be supplied to the HET on the understanding that one of these copies will be deposited for public reference in the HER. In addition to the hard copies of the report, one copy shall be provided to the County Historic Environment Team in digital format - in a format to be agreed in advance with the HET - on the understanding that it may in future be made available to researchers via a web-based version of the Historic Environment Record.
- 5.5 A copy of the report detailing the results of these investigations will be submitted to the OASIS (*Online Access to the Index of archaeological investigations*) database under reference southwes1-153238 within 3 months of completion of fieldwork.

## **6.0 PUBLICATION**

- 6.1 Where the exposure of architectural or historic building fabric is limited or of little significance reporting will follow on directly from the field work - see section 5 above.

Should particularly significant architectural, archaeological or palaeoenvironmental remains, finds and/or deposits be encountered, then these, because of their importance, are likely to merit wider publication in line with government planning guidance (paragraph 141 of the *National Planning Policy Framework* (2012). If such remains are encountered, the publication requirements – including any further analysis that may be necessary – will be confirmed with the HET.

## **7.0 MONITORING**

7.1 SWARCH shall agree monitoring arrangements with the HET and give two weeks' notice, unless a shorter period is agreed, of commencement of the fieldwork. Details will be agreed of any monitoring points where decisions on options within the programme are to be made.

7.2 Monitoring will continue until the deposition of the site archive and finds, and the satisfactory completion of an OASIS report - see 8.0 below.

7.3 SWARCH will notify the HET upon completion of the fieldwork stage of these works.

## **8.0 ARCHIVE**

8.1 On completion of the project an ordered and integrated site archive will be prepared in accordance with section 9 of the Brief prepared by the Devon County Historic Environment Team and Management of Research Projects in the Historic Environment (MoRPHE) (<http://www.english-heritage.org.uk/publications/morphe-project-managers-guide/>). The digital element of the archive will be transferred to the Archaeology Data Service (ADS) for long-term curation. A reference number will be obtained from the Royal Albert Memorial Museum, Exeter, with regard deposition of the material (finds) element of any archive created by these works.

8.2 The archive will consist of two elements, the digital archive and the material archive.

8.2.1 The digital archive, including digital copies of all relevant written and drawn records and photographs, will be deposited with the Archaeology Data Service (ADS) and in compliance with their standards and requirements.

8.2.2 The material archive, comprising the retained artefacts/samples and the hardcopy paper record (if requested) will be cleaned (or otherwise treated), ordered, recorded, packed and boxed in accordance with the deposition standards of the North Devon District Museum Service, and in a timely fashion.

8.2.3 If the NDDMS wishes to retain the hardcopy paper archive, it will be deposited with the rest of the material archive under the same accession number. Should the NDDMS decline the hardcopy paper archive, that archive will be offered to other appropriate museum bodies or the Devon Heritage Centre. If a suitable third party cannot be found, the hardcopy paper archive will be retained by SWARCH for 3 years and then destroyed.

8.3 SWARCH will, on behalf of the NDDMS, obtain a written agreement from the landowner to transfer title to all items in the material archive to the receiving museum.

8.4 If ownership of all or any of the finds is to remain with the landowner, provision and agreement must be made for the time-limited retention of the material and its full analysis and recording, by appropriate specialists.

8.5 SWARCH will notify the HET upon the completion of:

- i) deposition of the digital archive with the ADS, and
- ii) deposition of the material (finds) archive with the museum.

8.6 The condition placed upon this development will not be regarded as discharged until the report has been produced and submitted to the HET and the LPA, the site archive deposited and the OASIS form completed.

8.7 There will not be a requirement to prepare an archive for fieldwork projects that do not expose deposits of archaeological interest and yield little or no artefactual material. The results of these projects will be held by the HER in the form of the report submitted by SWARCH and the creation of an OASIS entry and uploading of the report. This process would be agreed with the HET and completed prior to the condition being discharged.

8.8 The archive will be completed within 3 months of the completion of the final report.

## **9.0 CONFLICT WITH OTHER CONDITIONS AND STATUTORY PROTECTED SPECIES**

Even where groundworks are being undertaken under the direct control and supervision of SWARCH personnel, it remains the responsibility of the Client - in consultation with SWARCH, the applicant or agent - to ensure that the required archaeological works do not conflict with any other conditions that have been imposed upon the consent granted and should also consider any biodiversity issues as covered by the NERC Act 2006. In particular, such conflicts may arise where archaeological investigations/excavations have the potential to have an impact upon protected species and/or natural habitats e.g. SSSIs, National Nature Reserves, Special Protection Areas, Special Areas of Conservation, Ramsar sites, County Wildlife Sites etc.

## **10.0 PERSONNEL & MONITORIN**

10.1 The project will be managed by Colin Humphreys; the building recording will be undertaken by Deb Laing-Trengove. Where necessary, appropriate specialist advice will be sought (see list of consultant specialists in Appendix 1 below).

Deb Laing-Trengove

South West Archaeology

The Old Dairy, Hacche Lane Business Park, Pathfield Business Park, South Molton, Devon EX36 3LH Telephone: 01769 573555 email:deb@swarch.net

### **Appendix 1 – List of specialists**

#### **Building recording**

Richard Parker 11 Toronto Road, St James, Exeter. EX4 6LE. Tel: 07763 248241

#### **Conservation**

Alison Hopper Bishop the Royal Albert Memorial Museum Conservation service [a.hopperbishop@exeter.gov.uk](mailto:a.hopperbishop@exeter.gov.uk)

**Curatorial**

Thomas Cadbury Curator of Antiquities Royal Albert Memorial Museum, Bradninch Offices, Bradninch Place, Gandy Street, Exeter EX4 3LS Tel: 01392 665356

Alison Mills The Museum of Barnstaple and North Devon, The Square, Barnstaple, North Devon. EX32 8LNTel: 01271 346747

**Bone**

Human Professor Chris Knusel University of Exeter Tel: 01392 722491 c.j.knusel@ex.ac.uk

Animal Wendy Howard Department of Archaeology, Laver Building, University of Exeter, North Park Road, Exeter EX4 4QE

[w.j.howard@exeter.ac.uk](mailto:w.j.howard@exeter.ac.uk)

Tel: 01392 269330

**Lithics**

Martin Tingle Higher Brownston, Brownston, Modbury, Devon, PL21 OSQ martin@mtingle.freemove.co.uk

**Palaeoenvironmental/Organic**

Wood identification Dana Challinor Tel: 01869 810150 dana.challinor@tiscali.co.uk

Plant macro-fossils Julie Jones juliedjones@blueyonder.co.uk

Pollen analysis Ralph Fyfe Room 211, 8 Kirkby Place, Drake Circus, Plymouth, Devon, PL4 8AA

**Pottery**

Prehistoric Henrietta Quinnell 39D Polsloe Road, Exeter EX1 2DN Tel: 01392 433214

Roman Alex Croom, Keeper of Archaeology Tyne & Wear Archives & Museums, Arbeia Roman Fort and Museum, Street, South Shields, Tyne and Wear NE332BB Tel: (0191) 454 4093 alex.croom@twmuseums.org.uk

Baring Medieval John Allen, 22, Rivermead Road Exeter EX2 4RL Tel: 01392 256154  
john.p.allan@btinternet.com

Post Medieval Graham Langman Exeter, EX1 2UF Tel: 01392 215900 email: su1429@eclipse.co.uk

## Appendix 3

### Colvin & Moggridge Report

#### Meadow Park Lodge, Castle Hill Estate Historic Landscape Context and Importance

##### **Early 18th-Century Landscape**

The Castle Hill Estate contains 18th-century landscape structure of outstanding importance. This landscape was principally laid out between c.1730 and 1751 by Hugh Fortescue, Lord and later Earl Clinton, when the ancient mansion was remodelled in the Palladian style on Lord Burlington's advice.

The park design occurred during the transitional years between the English formal garden of the late 17th century and Lancelot Brown's naturalistic landscapes of the later 18th century. Following the works of Charles Bridgeman at Stowe, Lord Clinton aligned a 1.4km axis through the centre line of the new mansion, which he closed with a sham Gothic castle on the hill above, and a triumphal arch on the hill opposite (Figure 1A). The vale between was ornamented with a symmetrical paddock enclosed by embanked formal avenues, with a cruciform pool at its centre, aligned on the mansion axis (Figure 1B).

Along the valleys and hills to the sides of the central axis, Earl Clinton created a series of informal pictures visible from grass terraces laid out below the mansion. Akin to the classical landscape scenes created by William Kent, a delightful sequence of Gothic or miniature Palladian edifices and a sequence of pools were framed by artful plantings of clumps, spinneys, groves and avenues.

##### **Creation of Lodge Site c. 1730**

It was during the creation of this landscape that the site on which Meadow Park Lodge was later built was formed. In order to lay out the formal paddock, Earl Clinton diverted the turnpike road below the old mansion southwards, creating a distinctive road alignment designed to cross his formal axis at right angles, and resulting in an elevated viewpoint back to the mansion (Figure 2A).

The lodge site was formed at a point where the diverted public road met a semicircular sweep on the end of a new east drive to the remodelled mansion (Figure 2B). At that date, the land was planted up as woodland to contain an intricate framework of paths, water and built features.

##### **Late 18th and Early 19th-Century Landscape Setting**

Between 1751 and 1785, Matthew Lord Fortescue made the park more naturalistic in the manner of the times and to remove the '*false French taste*', which he judged to have influenced his brother Earl Clinton. He replaced the cruciform pool with an artificial river, which he extended eastwards beneath two bridges, removing the embanked avenues (Figure 3A).

Retaining most of his brother's work elsewhere, Lord Fortescue extended the park south-eastward along the River Bray, where he created a splendid Claudian composition, the focal point of which was a fine classical temple built in memory of his brother on a haunch of rock commanding the river below Holwell Wood. The river marshes were flooded, a nearby lime kiln castellated and new woods and spinneys planted to enhance the romantic composition (Figure 3B).

Between 1785 and 1841, Lord Fortescue's son the 1st Earl Fortescue consolidated this landscape with minor additions such as paddock trees, but elsewhere extended and planted up the estate in all directions (Figure 4A). The naturalistic ornamental river landscape winding through the heart of the park above the lodge site was retained (Figure 4B), along with the lodge site's wooded setting, by then called East Paddock Wood.

##### **Creation of Lodge c.1845**

Shortly after the 2nd Earl succeeded his father in 1841, he commissioned Edward Blore to rebuild the mansion and its outbuildings. Blore most notably added the side towers to the wings and raised and replaced the formerly light classical roofline to a more cumbrous profile (Figure 5A).

These works, commenced in 1842 and completed in 1845, included the construction of Meadow Park Lodge on the public road at the east drive entrance to the mansion. The lodge was tucked into the back of the East Paddock Wood on the west side of the entrance, and an early view shows its well vegetated setting, leaving it quite concealed from view, other than from the immediate approaches along the public road from east and west, and perhaps estate roads along the Bray Valley further south (Figure 5B).

Located only a few metres above the lowest paddock levels below the mansion and concealed behind East Paddock Wood, the new domestic lodge simply served to mark what had become the principal entrance to the mansion in the fashion of the period, and the building played no visual part in the designed views from the mansion to the cross-valley eye-catchers created as part of the ambitious park designs of the previous century.

##### **Late 19th-Century Landscape Setting**

During the later 19th century, formal valley plantings, most notably East Paddock Wood and West Paddock Wood to each side of the central axis were thinned to form looser configurations of parkland trees rather than woodland blocks, further deformatising the core of the designed landscape.

This change and its impact on the setting of Meadow Park Lodge is recorded on the 1886 1st Edition Ordnance Survey, which shows the detailed arrangement of the site (Figure 6).

The lodge is revealed to have become quite open by comparison with the mid-century view, with the building's formerly secluded setting opened up on both sides of the entrance. An outbuilding and T-shaped hard standing are recorded to the north of the lodge building and a small area of private ground is shown fenced off to the west along the road.

##### **Modern Landscape Development and Present Context**

Save for the further thinning of parkland trees to west and east of the lodge entrance in the intervening years, the lodge setting has remained largely as developed by 1886 (Figures 7A and 7B).

Despite its central location within the estate, the lodge remains surprisingly inconsequential in the principal historic landscape views that still command the prospect from the mansion across the valley to Filleigh Church, the Triumphal Arch and Avenue, the Holwell Temple and the Sham Village Tower. The Castle Hill landscape was conceived on a grand scale and the focal points opposite the mansion were generally placed or located at high level to draw the eye across the valley and to be seen above the intricate plantings around the central paddock area (Figure 8A).

The oblique location of the lodge site, well off to the east of the central axis, tucked into the road corner and filtered by the staggered screening of trees along the east drive leaves it prominent in views along the road, as befitting an estate lodge, but still curiously discreet from the principal mansion prospects (Figure 9).

If the lodge can be said to have a landscape setting of its own, it is towards Meadow Park to the south of the road, the tract of ground that it principally faces and addresses (Figure 8B). The lodge was designed to mark an entry point from the road, not to be a visual part of the 18th-century designed landscape.

The tree clearance around the building during the later 19th and 20th centuries has revealed far more of the building than was intended when it was built, when only its south and east fronts were substantially in local view.

The 1991 Restoration Management Plan for Castle Hill Park sought to redress this structural loss by reinstating East Paddock Wood and elements of planting east of the lodge entrance (Figure 10). Plantings established during the 1990s are starting to restore the historic landscape setting of the building.

Whilst the mid 19th-century Blore improvements to the mansion have been significantly superseded by early 20th-century remodelling, Blore's principal outbuildings, such as the Stables and Coach House, and the rearrangement of the approaches that accompanied their construction, remain in place.

The reconstruction of the lodge after its fire, on or close to the present site, is an important continuation of the site's role in the history of the estate. Whilst the lodge does not have a significant role to play in the remaining historic landscape structure of the 18th-century ornamental park, it nevertheless represents an important domestic addition to the landscape at a time of significant architectural improvement.

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Figure 9	Oblique Aerial View of Castle Hill Park
Figure 10	Castle Hill Park Landscape Restoration Plan, 1991

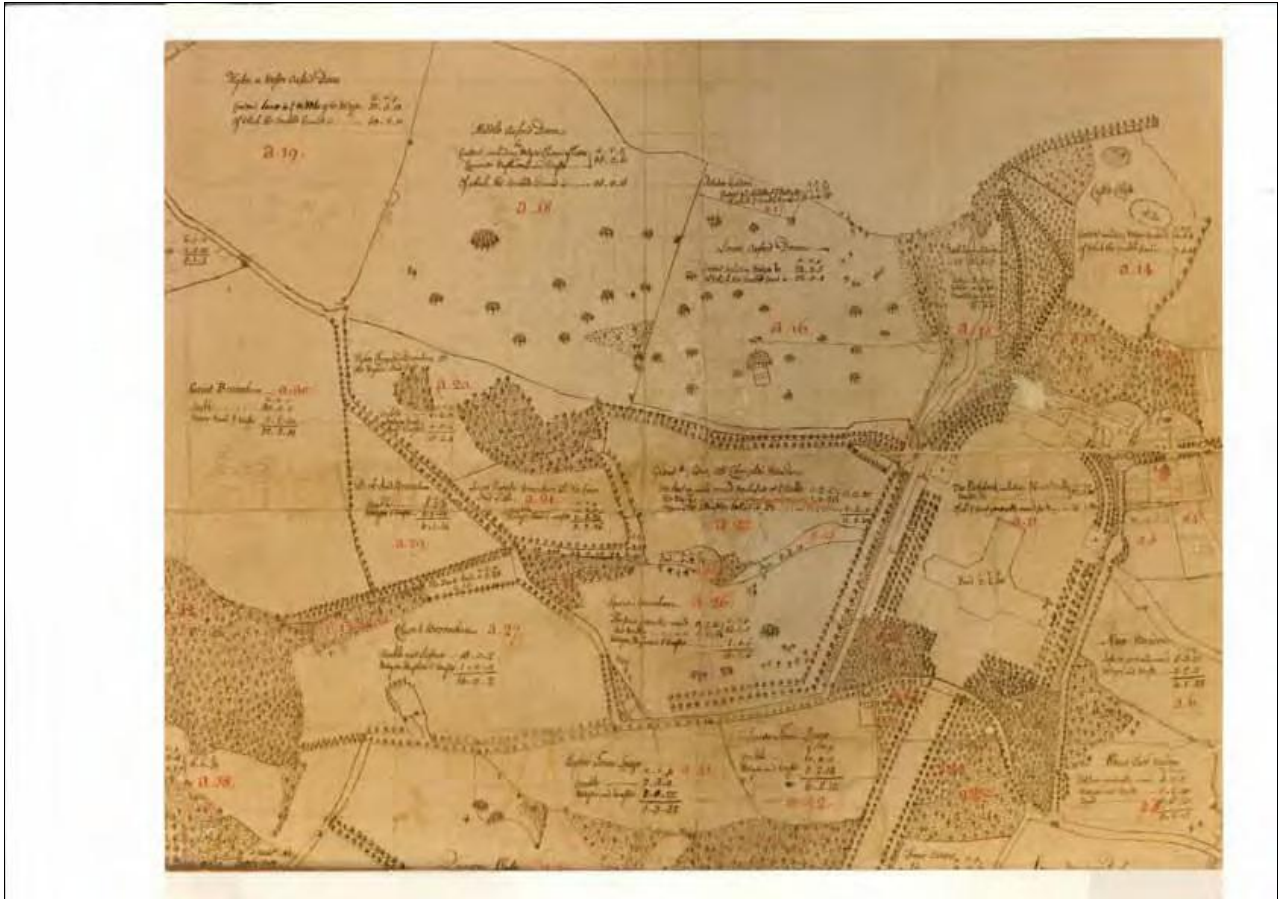


Fig. 1A.



Fig. 1B



Fig. 2B

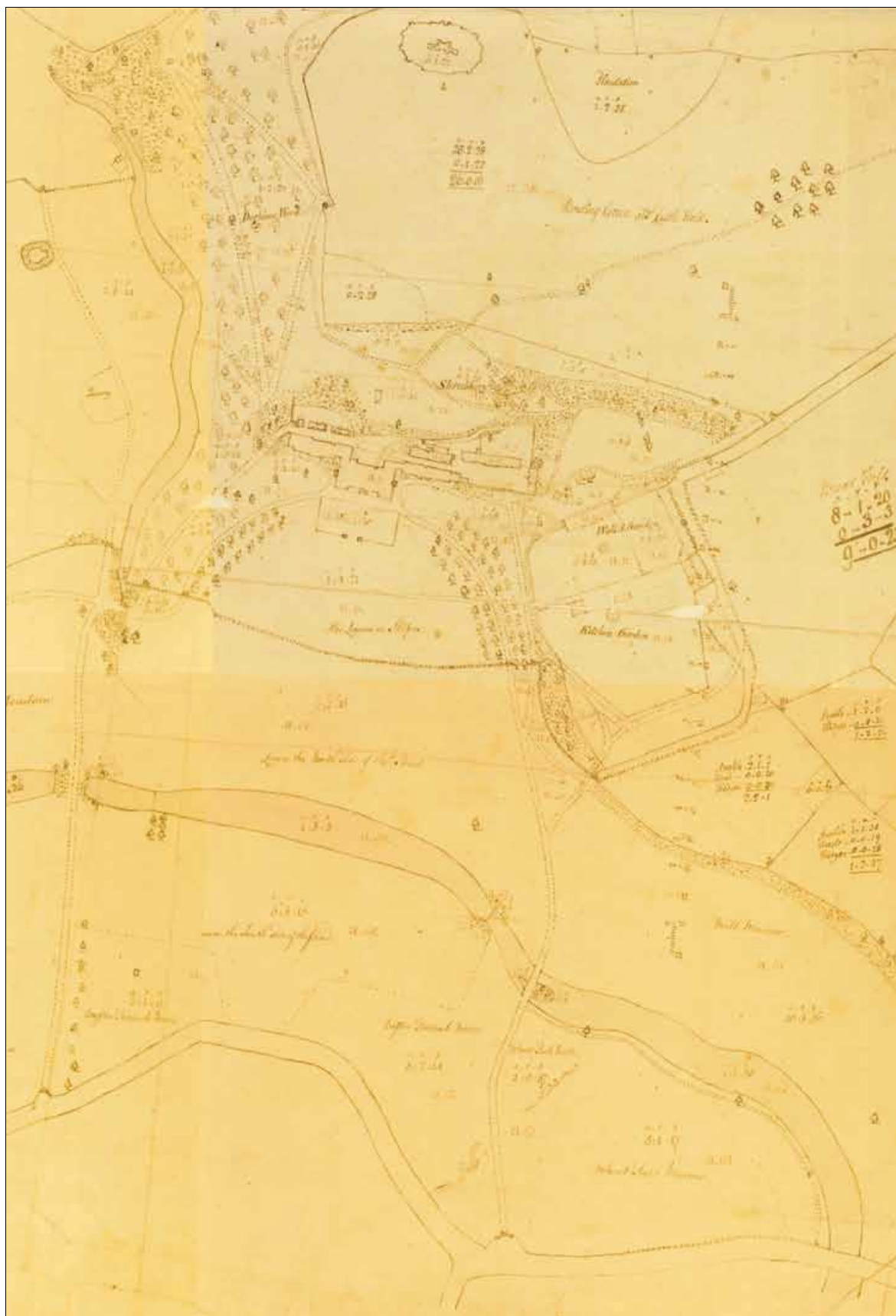


Fig. 3A



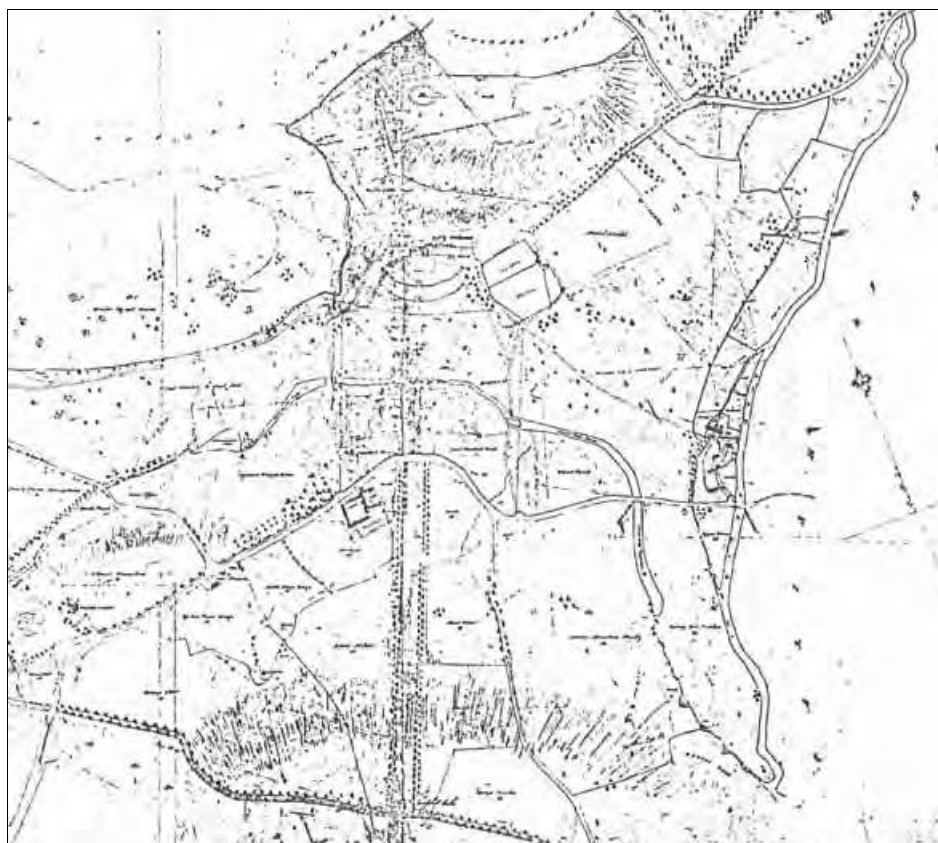


Fig. 4A



Fig. 4B

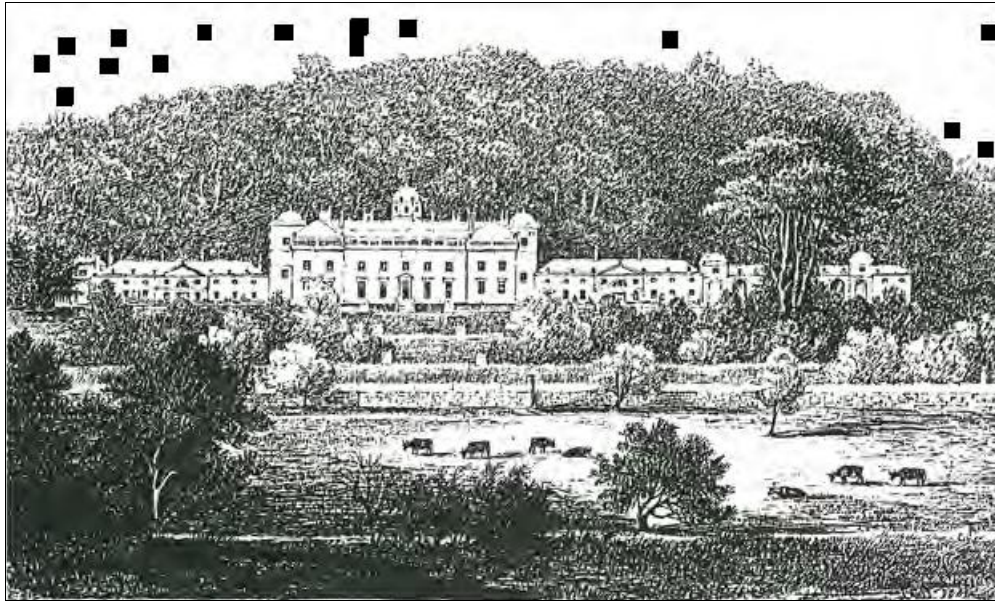


Fig. 5A



Fig 5B

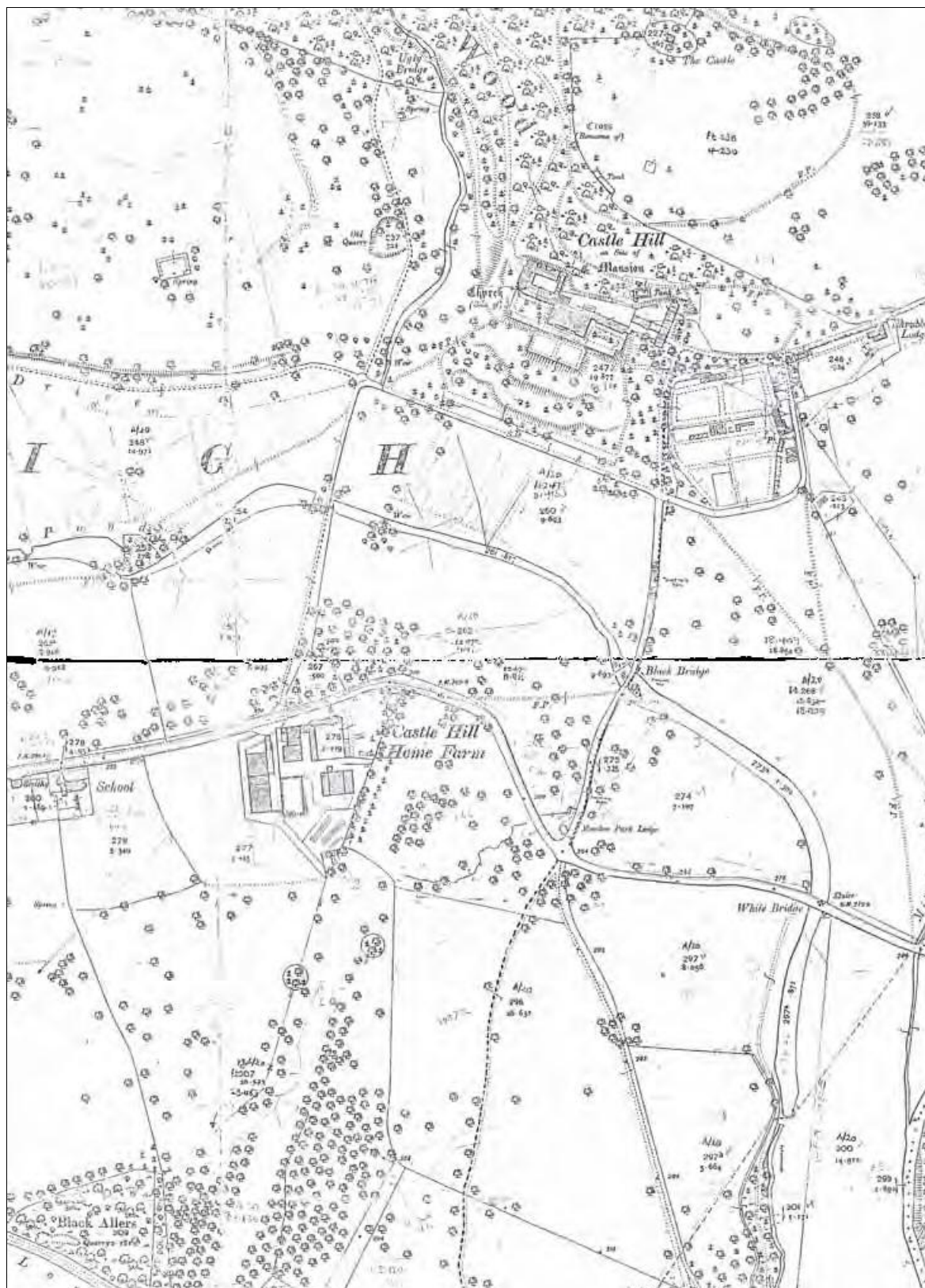


Fig. 6



Fig. 6



Fig. 7A



Fig. 7B

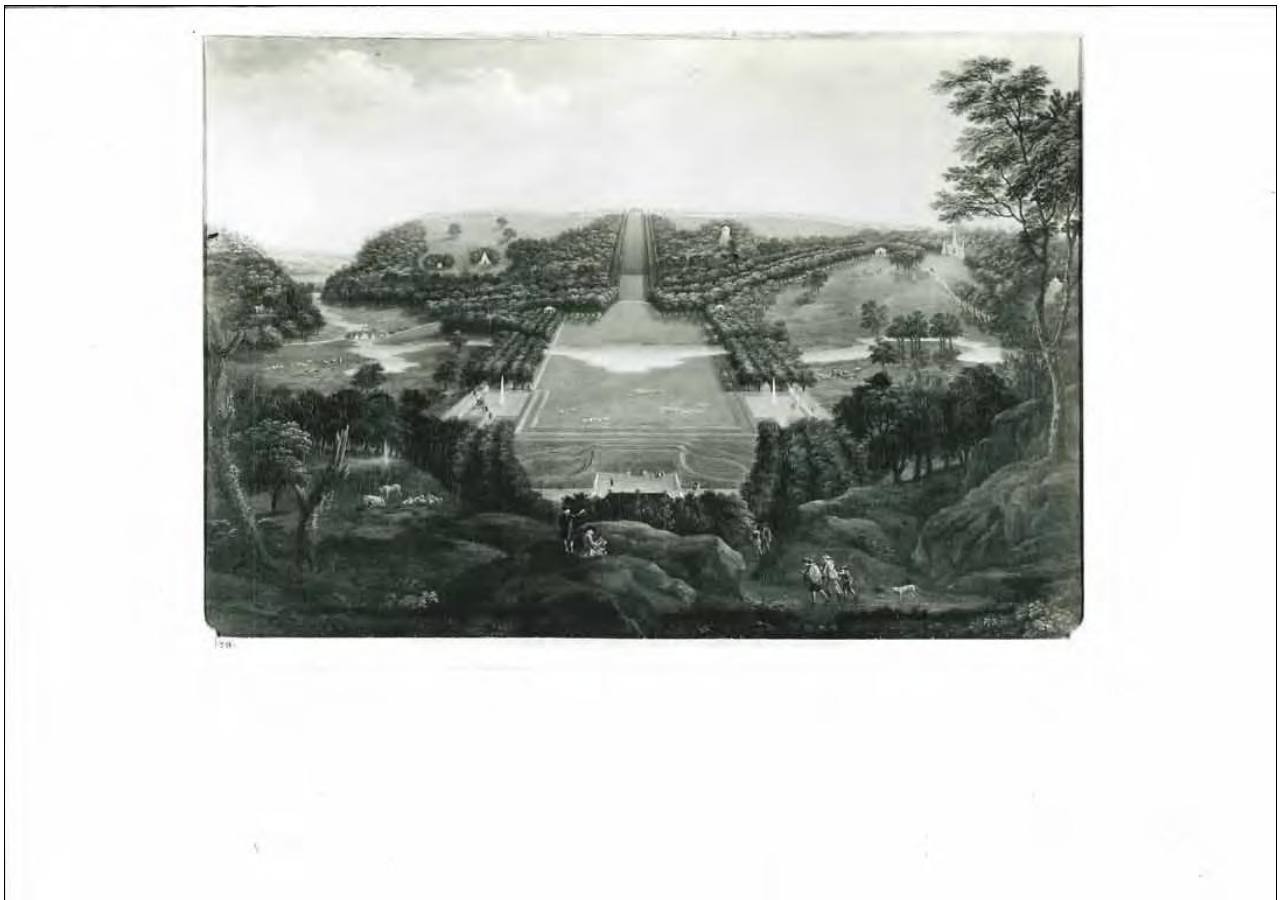


Fig. 8A



Fig. 8B



Fig. 9



Fig. 10

## Appendix 4

### List of photographs on CD Rom to the rear of the report

1. The exterior south and east elevations of the Lodge, viewed from the south-east.
2. The exterior south elevations of the Lodge, pedestrian access and gate pier, viewed from the south.
3. The exterior south and east elevations of the Lodge, viewed from the east.
4. The exterior east elevations of the Lodge, viewed from the east.
5. The exterior north and east elevations of the Lodge, viewed from the north.
6. The exterior north elevations of the Lodge, viewed from the north.
7. As above, with the garden to the north-west, viewed from the north-east.
8. The north elevation of the lodge with modern single storey extension to the west, viewed from the north-west.
9. The west elevation of the Lodge, viewed from the west.
10. As above, viewed from the south-west.
11. The roof of the modern single storey extension on the west elevation of the Lodge, viewed from the south-west.
12. The south and east exterior elevations of the Lodge, viewed from the south-west.
13. The exterior south west corner, between the modern extension to the north and the bathroom lean-to to the south-east, with cast iron down pipe and air vent cover, viewed from the south west.
14. The south elevations of the lodge, viewed from the south.
15. The bay window on the exterior south elevation of the Lodge, viewed from the south.
16. The canopy roof of the bay window on the south elevation of the Lodge, viewed from the south.
17. The base of the exterior west wall of the bathroom lean-to with brick drain and cast iron air vent covers, viewed from the west.
18. The exterior west elevation of the bathroom lean-to , viewed from the south-west.
19. The ground floor window in the north elevation of Room 1 of the lodge, viewed from the north-east.
20. The plain air vent cover in the north elevation of R1, viewed from the north.
21. The interior ground and second floor east elevation of R1, viewed from the south-west.
22. The interior south-east corner of R1, ground & first floors, viewed from the north-west.
23. The interior south-west corner of R1, showing the fireplaces in the west wall at ground and first floor levels, viewed from the north-east.
24. The interior north wall of R1, with slim window opening and doors into the stair lobby (R4) and kitchen (R2) in the north-west corner, viewed from the south-east.
25. The north-west corner of R1, with doors into R2 & R4 (at ground and first floor levels), and chimney stack and fireplaces to the west, viewed from the south.
26. As above, viewed from the south-east.
27. The north-east corner of R1, viewed from the south-west.
28. The bay window in the south wall of R1, viewed from the north.
29. Detail of the eastern light of the bay window in R1, viewed from the west.
30. The western reveal of the bay window of R1, with the door opening into the bathroom (R3), and the first floor south-west corner, viewed from the east.
31. The interior of the bathroom (R3), viewed from the east.
32. A forged nail within the framing of the door opening into the bathroom (R3), viewed from the south.
33. The door opening into the stair lobby (R4) from R1, viewed from the south-east.
34. As above, and door opening into kitchen R4 in north-east corner of R1, viewed from the south-east.
35. The interior west wall of the stair lobby (R4), viewed from the east.
36. The south wall (upper) of the stair lobby (R4), viewed from the north.
37. The west wall of the stair lobby (R4), first floor level, viewed from the east.
38. As above.
39. The north-east corner of the stair lobby (R4), viewed from the south-west.
40. The fire place at ground floor level in R1, viewed from the east.
41. The burnt-out floor to the north of the bay window in R1, viewed from the north (above).
42. The door opening into R2 from R1, viewed from the south.
43. As above, showing the shaped corner of the south wall of the kitchen (R2), viewed from the north.
44. The south-east corner of the first floor level above R2, showing the door opening from the stair, viewed from the north.
45. As 43 above.
46. The south-west corner of the kitchen (R2), with brick built fireplace for a range, viewed from the north-east.



47. The fireplace and chimney breast in the south-west corner of the kitchen (R2), viewed from the east.
48. The first floor above the fireplace in the south-west corner of the kitchen, with removed chimney stack, viewed from the east.
49. The north-west corner of the kitchen (R2), with door opening into the modern kitchen extension, viewed from the south-east.
50. The interior ground floor east wall of the kitchen (R2), with central window opening, viewed from the east.
51. As above, first floor level, viewed from the east.
52. As above, north-east corner.
53. The door opening in the north-west corner of R2 into the modern single storey kitchen extension (R5) to the west, viewed from the east.
54. The interior of the modern kitchen extension, viewed from the north.
55. As above; south and west walls, viewed from the north-east.
56. The roofspace above the modern kitchen (R5), viewed from the north.
57. As above; the west wall of the extension, viewed from the north-east.
58. The window opening in the first floor east wall of R1, viewed from the west.
59. The window opening in the first floor south wall of R1, viewed from the north.
60. Original plaster still adhering to the northern portion of the R1 upper first floor west wall, viewed from the east.
61. The fireplace and original plaster on the R1 first floor west wall, viewed from the east.
62. The first floor north-west corner of R1, showing the opening into the stair lobby, viewed from the south-east.



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